



DRIFTWOODS

AT LAVENDER CHASE

HUNSTANTON

LATER
LIVING
by LOVELL



A SELECT life on the coast

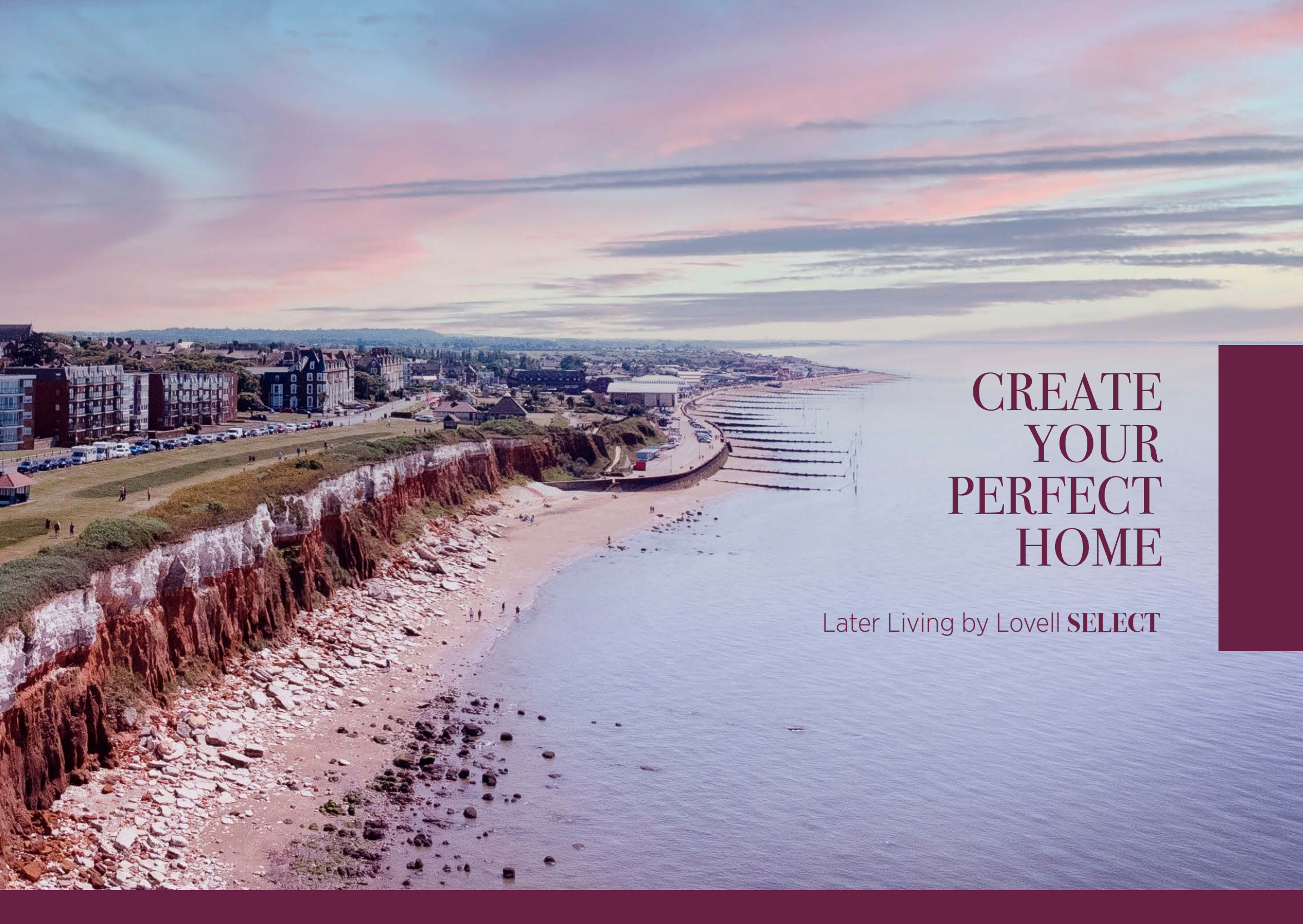
At our development, Driftwoods in Hunstanton, we are creating a new, prestigious community of two and three bedroom bungalows and chalet bungalows.

Our Later Living homes have been thoughtfully designed to offer a completely modern approach to age exclusive living and to enhance your lifestyle choices.

When it comes to making a move in later life we know how important it is to get it right. Imagine being able to combine beautifully styled, spacious living with an energy efficient home that meets your requirements for today, while being easy to adapt should your needs change in the future. This fresh and flexible approach is the difference we offer with our homes at Driftwoods.

‘It’s all about you –
Your Choice, Your Control, Your Home’



An aerial photograph of a coastal town at sunset. In the foreground, a steep, eroded cliff face with reddish-brown soil and white chalky patches meets a sandy beach. The beach is scattered with rocks and a few people. To the left, a row of modern, multi-story apartment buildings with balconies sits on a grassy area. Further back, a mix of residential buildings and a large white industrial or warehouse building are visible. The sea is calm, reflecting the soft colors of the sky. A curved sea wall or promenade runs along the beach. The sky is filled with soft, horizontal clouds in shades of pink, orange, and blue.

CREATE YOUR PERFECT HOME

Later Living by Lovell **SELECT**





CHOOSE ADAPT CUSTOMISE LOVE

You have the freedom to personalise your new home to fit your lifestyle now and for the future.

We are creating an esteemed neighbourhood of homes, designed specifically for refined later living, in one of the only west facing resorts on the east coast of England, the seaside town of Hunstanton.

Our homes have been thoughtfully designed to not only allow you to personalise to your individual needs, but also adapt in the future. For your peace of mind we have designed each of the homes within the Later Living range with features that allow for the completion of future adaptations, without the need for major works, should you need to do so.

Later Living by Lovell **SELECT**



CAREFULLY CURATED

A place to call home that is energy efficient, affordable, and carefully designed to enhance your lifestyle, surrounded by a supportive community, allowing you to enrich your health and wellbeing.

We offer 2 and 3 bedroom bungalows and 3 bedroom chalet bungalows. These homes blend adaptive and innovative designs together with trusted methods of construction to create quality homes that our customers have confidence in.

Driftwoods is all about choice and adaptability; creating a unique experience through the freedom to customise your home to suit your individual taste and style.

Our lifelong Later Living homes aspire to give you everything you will ever need in your later years, but only at a time when you need it.

By listening to our customers and understanding that every person's aspirations are individual to their needs, we have designed quality homes that can be tailored to suit, while situated within a welcoming and lively community that will help to support your health and wellbeing.

Our Later Living homes are freehold, allowing you to invest in both a lifestyle you will love, and a lifelong home as individual as you are.







IT'S WHAT MAKES OUR HOMES UNIQUE

At Later Living by Lovell we believe your home should be more than about the right place at the right price. It should also reflect your personality and taste.

That's why every home at Driftwoods has Style, Quality and Value (or SQV, as we call it) built-in from the start, making your new home somewhere you'll be proud to call your own.





S

INSPIRING STYLE

Later Living by Lovell Homes are contemporarily designed with classic touches, featuring the latest in stylish fixtures and fittings, but that's not all. With the Later Living by Lovell SELECT range you can add all sorts of extras to make it meet your needs and truly be your own.

Q

UNRIVALLED QUALITY

We have designed every home to a superior specification and with the workmanship of our 5* builders, every one of our properties is built with a rigorous attention to detail that you will simply love and appreciate.

V

EXCEPTIONAL VALUE

Owning your new home is surprisingly easy and affordable with expert support from our team of professionals, making your buying experience a priority and supporting you every step of the way to your new life at Driftwoods, Hunstanton.

INDIVIDUAL CHOICE

Choice and customisation is what makes a Later Living by Lovell home unique for you.

Our homes are built with a range of hidden design features which take care of what the future might bring, so that you can get on with enjoying life to the full with the peace of mind that no matter what life holds in the future your home can accommodate you.

By understanding what our customers are looking for in a new home and the lifestyle they aspire to lead, we have been able to design every Driftwoods home with you in mind.

Throughout our homes you will find an impressive specification offering luxurious touches throughout including; quality wall tiles and carefully coordinated kitchen cabinetry worktops, all at no extra cost.

However, because we understand how important it is for your home to work to your needs and for it to feel like your very own, we have developed the **SELECT*** specification range, providing a choice of upgrades:

- **EMPOWERED** range for accessibility
- **SMART** range for support through technology
- **PREMIUM** range for those extra touches of luxury.

These specially curated optional extras allow you to extend the individuality of your home, creating your space to suit your needs and aspirations, both now and in the future.



* Choice of SELECT Specification upgrades subject to build stage









SELECT* SPECIFICATION

Simply providing you with choice and control.

SMART RANGE

A collection of assistive technology which will make your home Smart, providing intelligent home management, discreet monitoring and sensors to meet your personal needs.

EMPOWERED RANGE

A collection of products and fixtures to improve access in and around your home discretely, in response to your personal needs.

PREMIUM RANGE

A collection of specially selected options for your home which offer an added touch of luxury, delivered to your personal choice.

* Choice of SELECT Specification upgrades subject to build stage



Future Proof

All our homes can be easily adapted in the future at reduced cost and little disruption by comparison to traditional homes. This is because all our homes have been designed and constructed with the future in mind. Our intelligent designs include easy 'knockout' panels, anchor points, drainage infrastructure and hidden wiring. So, should you wish to make adaptations at a later date, your home is ready to meet your exact requirements without the need and expense of major works.

Carbon footprint and climate change

Later Living by Lovell are committed to supporting the net carbon emissions transition. Our standard specification is designed to minimise emissions and reduce the cost of running your home including appliances that provide optimum efficiencies. In addition, the **SELECT** specification offers renewable technologies such as intelligent lighting, solar panels, battery storage and electric vehicle charging on both the driveway as well as in the garage.

Moving support

From the minute you select your new home the Later Living team will be there to support every step of your move. Our Customer Experience manager will be available to assist you in the design of your new home, helping you choose, adapt and customise your new home so that it is bespoke to you.

Through every step of the exciting journey to your new home we will be there to help; assisting you to sell your existing home, pack up, move and unpack while switching utilities etc., all through our Helping Hands service, if needed.

As our name suggests, we are committed to enabling you to live your later life to the full in your new home, within a community built with you in mind.





ASPIRATION
CHOICE
CONTROL
ALL PERSONAL TO YOU

Luxury over 55's
development located in
the elegant Victorian
Town of Hunstanton





Driftwoods, Hunstanton has all of the ingredients for a great place to live. The seaside resort boasts a lively town centre and thriving local community, good connections to nearby villages and towns, and mile after mile of stunning beaches and coastal walks. It's allure owes much to being a historic British beach resort with a Victorian charm that, to this day, remains central to this busy coastal town's character.

By venturing a small stretch of the Norfolk Coast Area of Outstanding Natural Beauty or taking a short bus journey, you can bathe in the slower pace of life in Old Hunstanton. Famed for its distinctive striped cliffs, picturesque beach huts, lighthouse and ruins of St Edmund's Chapel and views across The Wash, its quiet character makes it the ideal location to spend the day. What's more, as one of the only west facing resorts in Norfolk, Hunstanton and nearby Heacham are two of the sunniest destinations in the county, with sunsets you can enjoy that are nothing short of spectacular!

As well as the beach and abundance of beautiful shoreline scenery, Hunstanton is a bustling town full of colourful and traditional seaside attractions for all of the family. There's amusements, fun fairs, a bowling alley, bandstand concerts on the green, crazy golf, and much more. With a variety of leisure activities and attractions to cater for all ages, Hunstanton offers something for everyone. The town proudly boasts: independent shops, supermarkets, pubs, a popular weekly market, and some of the best traditional fish & chips in Norfolk. It's the perfect place to call home.

**'It's all about you –
Your Choice, Your Control, Your Home'**

Driftwoods in Hunstanton is ideally positioned within easy reach of the town centre as well as the quieter and more traditional Old Hunstanton. It is also an excellent location to explore the surrounding coast and countryside.

The perfect place to while away a few hours, follow the coast road East to picturesque Burnham Market and enjoy browsing its galleries and independent shops. For a bite to eat, there's a great choice of cafes, restaurants and pubs. Or why not stop off at Brancaster? It's renowned for its oysters and seafood. Lovers of the great outdoors are spoilt for choice with landscapes rich in contrasts – from the rolling sea dunes at Norfolk Wildlife Trust's Holme Dunes Nature Reserve, to acres of lavender fields at England's premier lavender farm, Norfolk Lavender, just a short drive from Driftwoods.

With its nature reserve, gardens and adventure play area, Pensthorpe in nearby Fakenham makes for many a great day out. Or why not visit Sandringham Estate, the private country retreat of their majesties King Charles

III and Queen Camilla, where you can immerse yourself in history, tour the Jacobean-style house and explore acres of glorious gardens and parkland. Just a short drive away is the town of King's Lynn, rich in maritime heritage or why not head to Fakenham, the largest town in North Norfolk, famed for its market dating back to 1250 and its renowned horse racing course. The vibrant city of Norwich can be reached in around an hour and is home to everything you could wish for by way of arts, culture, shopping and entertainment.

So whether you prefer a more tranquil way of living or thrive in the excitement of the hustle and bustle, at Driftwoods, you have the freedom to choose the lifestyle that suits you best. Here, you can craft your ideal Later Living home, designed by us and chosen by you, all within a vibrant community that encourages you to live life to the fullest.





An aerial photograph of a coastal town. In the foreground, a wide, sandy beach meets the sea. To the right, a row of cliffs separates the beach from a residential area. The town is built on a green hillside, with many houses and a prominent white lighthouse. The sky is blue with scattered white clouds.

YOUR PERFECT LOCATION

Later Living by Lovell



Sat Nav postcode: PE36 5FL

From Cromer

Hunstanton may be reached via the scenic coast road, however the fastest route is to leave the town, picking up the A148. At the first roundabout, take the second exit and stay on the A148. At the next roundabout take the 3rd exit onto Norwich Rd, A148. At the following roundabout take the second exit onto Creake Rd. Take the next right onto the B1454 and continue through Docking and Sedgeford. Turn right onto the A149. At the roundabout, take the second exit onto Redgate Hill and continue straight onto King's Lynn Rd. Driftwoods is located on the right.



From Norwich

Pick up the A1402 out of Norwich. Take the Reephams Rd, turning left at the roundabout onto the A1270. Remain on the A1270, taking the second exit at the roundabout onto Fakenham Rd, A1067. Remain on the A1067, heading towards Fakenham. At the roundabout, take the third exit onto Clipbush Lane, A1067 and the second exit at the next roundabout. Turn left at the next roundabout onto A148. Continue, taking the second exit at the next roundabout onto Creake Rd, A148. Turn right opposite Elm Lane onto B1454 and continue through Docking and Sedgeford. Turn right onto the A149. At the roundabout, take the second exit onto Redgate Hill and continue straight onto King's Lynn Rd. Driftwoods is located on the right.



HOW TO PURCHASE

Buying a new Later Living by Lovell home couldn't be easier. Follow our step-by-step purchasing guide and you'll be home in no time!

Choose and reserve

Once you've chosen your new Later Living by Lovell home, you can reserve it by paying a reservation fee which will go towards the purchase price. If you have a property to sell, we let you secure your dream home before your old one's sold within our Helping Hands service, where we will help you to manage the sale of your existing home. The reservation fee will ensure the property is reserved in your name and the price is held for an agreed period while the legal processes are completed.

Keeping things moving

Once you've reserved your new home and have secured a sale on your current home, there are two things to do:

- Inform your solicitor and give our Customer Experience manager their contact details so we can forward the contract documents.
- If you need a mortgage, act now. You may obtain one yourself or we can put you in touch with an independent financial advisor to help you.

Our Customer Experience manager will make an appointment for you to come in to adapt and personalise your new home from our **SELECT** range (subject to build stage).

Exchanging contracts

Once you have confirmation from your solicitor that they are satisfied with their enquiries and you have received a letter from your lender providing you with a formal mortgage offer, if required, it will then be time to exchange contracts. To do so you will need to:

- Sign the documents to make a binding agreement to purchase.
- Pay the deposit which is sent to the Later Living by Lovell legal team along with the signed contract.

We want to make your move as stress free as possible and so we will support you to ensure that your solicitor ties any related sale property into the purchase of your new home and our Customer Experience manager and sales team will be on hand to answer your questions and to offer support and guidance throughout.



You're nearly there

When your new home is ready we will:

- Invite you to a familiarisation visit so that we can demonstrate your new home to you.
- Notify your solicitor, who will request the mortgage funds (if applicable) from your lender, and you will be asked to pay the remaining balance of the asking price.
- All monies are then forwarded to our solicitors, who will complete the deed to transfer the property into your name.

Remember that your Customer Experience manager and on-site sales team will work closely with you all the way.

Your mortgage repayments usually start one month after completion (if applicable).

Moving in

Upon financial completion you will be ready to move in, and so we will:

- Invite you to meet with our Customer Experience manager who will be delighted to hand you the keys to your new home.
- Ask you to sign the handover certificate and key receipt form.
- Confirm that we completed a full meter reading on the day of your legal completion.

The fine tuning...

We pride ourselves on making sure your new home is as individual as it can be. That's why the direction it faces, its exterior details and construction materials may differ from what you see in the brochure.

Please use our brochure as a style guide – and for detailed information on individual plots, ask our Customer Experience manager, who will be pleased to help you with accurate information relating to your preferred choice.

The dimensions in the brochure are within 50mm (2") but shouldn't be used as an accurate basis for furnishings, furniture or appliance spaces.

You will need the actual measurements of your chosen new home. We're always trying to improve our new homes, and you may find that individual features such as kitchen and bathroom layouts, doors and windows may vary, due to supply and design changes.

Specification details are for guide purposes only and are subject to change without prior notice. However, should a replacement be required, this will be to an equal or higher standard, and you will be kept informed at all times if this affects your chosen home.

Consequently, these particulars represent a general guide only and cannot be relied upon as accurately describing and of the Specified Matters prescribed by any order made under Consumer Protection from Unfair Trading Regulations 2008 (CPRs).

Computer generated images are indicative only and may be subject to change. Details are correct at time of going to print. Driftwoods is a marketing name and may not form part of the final postal address.

This brochure is a purchasing guide, and its content is for illustration only and does not form a contract, part of a contract or a warranty.



OUR HOMES

An exclusive selection of 2 & 3 bedroom luxury homes, designed with you in mind.

A unique experience offering you the choice to select and customise to suit your lifestyle and your personal needs.

A SELECT life on the coast





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AT LAVENDER CHASE





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HUNSTANTON

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